

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY
“APPENDIX- IV-A [See proviso to Rule 9(1) & 8 (6)]

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 9(1) & 8 (6) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrower (s), Mortgagor (s) and Guarantor (s) that the below described immovable property mortgaged/charged to the Secured Creditor, possession of which has been taken by the Authorised Officer of Bank of Baroda, Secured Creditor, will be sold on “As is where is”, “As is what is”, and “Whatever there is” basis for recovery of dues in below mentioned account/s. The details of Borrower/s/Mortgagor/Guarantor/s/Secured Asset/s/Dues/Reserve Price/e-Auction date & Time, EMD and Bid Increase Amount are mentioned below –

Sr. No	Name & address of Borrower/s / Partners/ Guarantor/ Mortgagors	Short description of the Immovable property with known encumbrances, if any	Total Dues (As on 31.07.2026)	Date and Time of E-Auction	(a) Reserve Price (b) EMD (c) Bid Increase Amount	Status of Possession (Constructive/Physical) Property Inspection date & Time
1.	M/s Mr Shubham Malik S/o Mr Sompal Pal (Applicant), Flat No A-006, Rock Valley Residency, opp Sun Park Inn Hotel, Niranjapur, Dehradun - 248001. (Borrower & Mortgager)	Residential property comprising of 3 BHK, Residential Flat bearing Flat No A-006, having super area of 1484 Sq. Feet or 137.92 Sq. Mtrs, Ground Floor In Block -A, Project Rock Valley Residency, constructed on Land Bearing Khasra No. 243 (Old No. 100, 101 and 102), Village Niranjapur, Pargana Central Doon, tehsil and District Dehradun with proportionate right in the and underneath block and the proportionate share in the common area and facilities of the block along with all rights and easement whatsoever necessary in the enjoyment of said apartment together with the right to use one reserved car parking no.45. Property standing in the name of Mr. Shubham Malik S/o Mr. Sompal duly registered sale deed dated 21.07.2023 registered in bahi no. 1 zild 6412 pages 183 to 242 serial no.8404 in the office of SRO Dehradun, The property is bounded and butted as: East: Common Corridor, West: Flat No A-005, North: Flat No B-006, South: Entrance and common corridor. CERSAI: Asset ID 200093649603, Security Interest ID -400091505208	1. Rs.41,40,968.59/- (Principal Amount being Rs. 3916062/and Interest amount being Rs. 2,24,906.59/- as on 31-07-2026) plus Further interest w.e.f. 01.08.2026 and other charges at the contractual rate plus cost, other charges and expenses till the date of payment. 2. Rs 36,69,095.95/- (Principal	14.09.2026 From 2.00 PM to 6.00 pm	1. Reserve Price: Rs. 99,50,200/- (Rupees Ninty Nine lakh, Fifty Thousand and Two hundred Only) 2. Earnest Money Deposit: Rs.9,95,020/- (Rupees Nine lakhs Ninty Five Thousand Twenty Only) 3. Bid Increased amount: Rs.1,00,000/- (Rupees One Lakh Only)	Symbolic POSSESSION 10.08.2026 to 10.09.2026 between at 10.00 AM to 4.00 PM
Amount Rs 34,48,891.00 Plus Interest Rs. 2,20,204.95/- Total Dues Rs 36,69,095.95/- Plus further interest W.e.f from 01.08.2026 thereon at the contractual rate plus costs charges and till expenses date of Payment Total dues-7810064.54 as on 31-07-2026) (Rs.73,64,953 being Principle amount and interest amount Rs.445111.54 plus Further interest at contractual rate w.e.f. 01.08.2026 and other Charges plus cost, and expenses till the date of payment.						

For detailed terms and conditions of sale, please refer/visit to the website link <https://www.bankofbaroda.in/e-auction> and online auction portal Baanknet.com. Also, prospective bidders may contact the Authorized Officer on Mobile 8477000402/ 8477000405.

STATUTORY 15 DAYS SALE NOTICE UNDER SARFAESI ACT 2002

This sale notice will also be considered as 15 days' notice to the above-mentioned borrower(s)/guarantor(s)/mortgagor(s) under Rule 8(6)/Rule 9(1) of the Security Interest (Enforcement) Rules, 2002.

Date:06/08/2026

Place: Dehradun

Authorised Officer, BANK OF BARODA